

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Sacramento County Consortium

State: CA

PJ's Total HOME Allocation Received: \$56,803,783

PJ's Size Grouping*: A

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
Program Progress:			PJs in State: 92				
% of Funds Committed	94.67 %	93.35 %	31	93.41 %	67	60	
% of Funds Disbursed	88.50 %	85.12 %	25	84.68 %	67	61	
Leveraging Ratio for Rental Activities	9.2	5.84	1	4.72	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	75.56 %	72.98 %	47	80.76 %	25	20	
% of Completed CHDO Disbursements to All CHDO Reservations***	49.37 %	61.88 %	56	68.18 %	22	18	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	81.59 %	77.72 %	46	80.32 %	49	44	
% of 0-30% AMI Renters to All Renters***	40.65 %	39.58 %	42	45.16 %	35	40	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.04 %	92.53 %	45	95.04 %	45	42	
Overall Ranking:			In State: 37 / 92		Nationally: 33 37		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$30,894	\$33,130		\$26,037	1,070 Units	36.10 %	
Homebuyer Unit	\$5,657	\$20,348		\$14,755	1,849 Units	62.30 %	
Homeowner-Rehab Unit	\$33,324	\$27,021		\$20,487	47 Units	1.60 %	
TBRA Unit	\$0	\$2,819		\$3,225	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Sacramento County Consortium CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$103,481	\$114,943	\$33,886
State:*	\$131,762	\$111,680	\$27,980
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.11

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	50.3	55.4	61.7	0.0
Black/African American:	21.8	8.1	25.5	0.0
Asian:	2.2	0.4	0.0	0.0
American Indian/Alaska Native:	6.4	0.8	0.0	0.0
Native Hawaiian/Pacific Islander:	0.1	0.3	2.1	0.0
American Indian/Alaska Native and White:	0.0	0.1	0.0	0.0
Asian and White:	0.0	0.1	0.0	0.0
Black/African American and White:	0.1	0.0	2.1	0.0
American Indian/Alaska Native and Black:	0.2	0.0	0.0	0.0
Other Multi Racial:	2.1	0.1	0.0	0.0
Asian/Pacific Islander:	7.5	6.4	4.3	0.0

ETHNICITY:

Hispanic	9.3	28.3	4.3	0.0
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HOUSEHOLD SIZE:

1 Person:	36.1	13.9	42.6	0.0
2 Persons:	25.1	14.5	23.4	0.0
3 Persons:	16.4	20.8	6.4	0.0
4 Persons:	12.5	20.6	8.5	0.0
5 Persons:	5.4	12.5	12.8	0.0
6 Persons:	2.3	7.6	6.4	0.0
7 Persons:	1.3	4.5	0.0	0.0
8 or more Persons:	0.9	5.5	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	26.9	14.7	21.3	0.0
Elderly:	21.2	1.4	29.8	0.0
Related/Single Parent:	27.9	21.8	25.5	0.0
Related/Two Parent:	16.7	48.5	17.0	0.0
Other:	7.3	13.6	6.4	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	13.6	0.1 #
HOME TBRA:	6.1	
Other:	5.6	
No Assistance:	74.7	

of Section 504 Compliant Units / Completed Units Since 2001 262

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Sacramento County Consortium

State: CA

Group Rank: 33
(Percentile)

State Rank: 37 / 92 PJs

Overall Rank: 37
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	75.56	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	49.37	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	81.59	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	98.04	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	1.7	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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